

State of South Carolina

County of GREENVILLE

GREENVILLE CO. S. C.
JAN 25 2 07 PM '80
DONNIE T. HARRIS
R.H.C.

BOOK 1494 PAGE 79

Mortgage of Real Estate

THIS MORTGAGE made this 25th day of January, 19 80.

by Carlyle Pace and Ann B. Pace

(hereinafter referred to as "Mortgagor") and given to Bankers Trust of South Carolina

(hereinafter referred to as "Mortgagee"), whose address is P. O. Box 608, Greenville, South Carolina, 29602,

WITNESSETH:

THAT WHEREAS, Carlyle Pace and Ann B. Pace is indebted to Mortgagee in the maximum principal sum of Six Thousand Eighty-eight and 67/100-- Dollars (\$ 6,088.67), which indebtedness is evidenced by the Note of January 25, 1980 of even date herewith, said principal together with interest thereon being payable as provided for in said Note, the final maturity of which is four years after the date hereof, the terms of said Note and any agreement modifying it are incorporated herein by reference

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the said Mortgagor, for and in consideration of the aforesaid indebtedness and in order to secure the payment thereof together with any renewals or extensions or modifications thereof upon the same or different terms or at the same or different rate of interest and also to secure in accordance with Section 29-3-50, as amended, Code of Laws of South Carolina (1976): (i) all future advances and readvances that may subsequently be made to Mortgagor by Mortgagee evidenced by the aforesaid Note, or by other promissory notes, and all renewals and extensions thereof, and (ii) all other indebtedness of Mortgagor to Mortgagee, now or hereafter existing, whether direct or indirect, the maximum amount of all indebtedness outstanding at any one time secured hereby not to exceed \$6,088.67 plus interest thereon, all charges and expenses of collection incurred by Mortgagee including court costs and reasonable attorneys fees, has granted, bargained, sold, released and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described property.

ALL that certain piece, parcel, or lot of land situate, lying, and being in the State of South Carolina, County of Greenville, Butler Township, in the Rocky Creek Church community, lying 400 feet, more or less, east of Highway No. 14, and on the south side of Shady Brook Lane (a private Drive), being bounded on the north by the said Shady Brook Lane, on the east by Lot of Otis C. and Betty Jo Bagwell, on the south by J. B. Cox Estate, and on the west by lot of Robert R. Burdette, containing 1.70 acres, more or less.

This being the same property conveyed to mortgagors herein by deed of Curtis R. Bagwell dated April 27, 1968, recorded in Book 903 at Page 160 on November 20, 1970.

STATE OF SOUTH CAROLINA
DEPARTMENT OF REVENUE
DOCUMENTARY STAMP
JAN 25 1980
\$ 02.74

SCTO --- 1 JAN 25 80 1421

4.0001

TOGETHER with all and singular rights, members, hereditaments and appurtenances belonging or in any way incident or appertaining thereto; all improvements now or hereafter situated thereon, and all fixtures now or hereafter attached thereto (all of the same being deemed part of the Property and included in any reference thereto).

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